

When recorded return to
Royal Lane Homeowners Assn.
2360 Royal Lane
Sandy, Utah 84093

270

5389270
08 DECEMBER 92 12:22 PM
KATIE L. DIXON
RECORDER, SALT LAKE COUNTY, UTAH
ROYAL LANE HOMEOWNERS ASSN
REC BY: KARMA BLANCHARD, DEPUTY

APPROVAL OF ANNEXATION OF PROPERTY
TO PLAN OF DECLARATION OF
COVENANTS, CONDITIONS AND RESTRICTIONS

WHEREAS, Ralph Thomson and Julie Thomson, as
"Declarants", have executed that certain "Agreement of Association
and Declaration of Covenants" dated as of October 13, 1992, (the
"Supplemental Declaration") and the same has been duly recorded in
the official records of Salt Lake County, Utah, as entry number
5354103 on October 19, 1992, which Supplemental Declaration
affects the following described real property in Salt Lake County
Utah:

BEGINNING AT A POINT WHICH IS SOUTH 89 DEGREES 41
MINUTES 22 SECONDS EAST 516.70 FEET AND NORTH 00
DEGREES 32 MINUTES 52 SECONDS WEST 331.33 FEET
FROM THE CENTER OF SECTION 34, TOWNSHIP 2 SOUTH,
RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN; AND
RUNNING THENCE NORTH 00 DEGREES 32 MINUTES 52
SECONDS WEST 71.50 FEET; THENCE NORTH 59 DEGREES
07 MINUTES 00 SECONDS WEST 28.10 FEET; THENCE
NORTH 00 DEGREES 32 MINUTES 52 SECONDS WEST
110.00 FEET; THENCE NORTH 69 DEGREES 00 MINUTES
30 SECONDS EAST 25.59 FEET; THENCE NORTH 00
DEGREES 12 MINUTES 10 SECONDS EAST 146.94 FEET;
THENCE SOUTH 74 DEGREES 57 MINUTES 00 SECONDS
EAST 151.64 FEET; THENCE SOUTH 00 DEGREES 32
MINUTES 52 SECONDS EAST 313.48 FEET; THENCE NORTH
89 DEGREES 41 MINUTES 22 SECONDS WEST 148.00 FEET
TO THE POINT OF BEGINNING.

(the "Declarants" parcel)

BASIS OF BEARING: SECTION LINE BETWEEN THE
CENTER MONUMENT AND THE EAST QUARTER CORNER
MONUMENT OF SECTION 34, TOWNSHIP 2 SOUTH, RANGE 1
EAST, SALT LAKE BASE AND MERIDIAN, WHICH IS SOUTH
89 DEGREES 41 MINUTES 22 SECONDS EAST AS SURVEYED.

AND WHEREAS said Declarants desire to add the
above-described real property to the jurisdiction of the Royal
Lane Homeowners Association,

AND WHEREAS the Royal Lane Homeowners Association,
pursuant to the terms of Article II, Section 2 "Annexation
Pursuant to Approval," of that Declaration of Covenants,

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Conditions and Restrictions dated July 7, 1978, recorded July 11, 1978 in Salt Lake County, Utah, Entry number 3135954, Book 4704, page 416 et seq., as amended by that Amendment dated November 24, 1982, recorded as Entry number 3734044, as Supplemented by that Supplemental Declaration of Covenants, Conditions and Restrictions dated September 8, 1983 and recorded as Entry number 3846252, as further amended by that Second Amendment to Declaration of Covenants, Conditions and Restrictions (including Amendment to Supplemental Declaration of Covenants, Conditions and Restrictions) dated January 30, 1984 and recorded as Entry No. 3898792, Book 5527, page 382 et seq., as further supplemented by that Second Supplemental Declaration of Covenants, Conditions and Restrictions (as Amended), dated April 7, 1990 recorded on April 19, 1990 as Entry No. 4902580, Book 6211, page 1649 et seq. as further amended by that Third Amendment to Declaration of Covenants, Conditions and Restrictions (including Amendment to Supplemental Declaration of Covenants, Conditions and Restrictions and to Second Supplemental Declaration of Covenants, Conditions and Restrictions [as Amended]) dated November 29, 1990, recorded on December 10, 1990 as entry number 4999736, Book 6275 at page 0066 et seq., as further amended by that Fourth Amendment to Declaration of Covenants, Conditions and Restrictions (Including Amendment to Supplemental Declaration of Covenants, Conditions and Restrictions and to Second Supplemental Declaration of Covenants, Conditions and Restrictions [as Amended] dated August 27, 1992, recorded on August 31, 1992 as entry number 5322439, affecting the following described real property in the County of Salt Lake, State of Utah, described as follows:

Beginning North 1759.67 feet and East 827.819 feet from the Center of Section 34, Township 2 South, Range 1 East, Salt Lake Base & Meridian; thence South 56° East 277.53 feet; thence South 282.32 feet; thence West 208.82 feet more or less; thence Northwesterly along a curve to the left 37.56 feet more or less; thence North 0°32'52" West 405.22 feet more or less to the point of beginning. Also beginning at the Northeast corner of Lot 18, Royal Lane Subdivision, said point being North 1819.8 feet and East 740.01 feet from the Center of Section 34, Township 2 South, Range 1 East, Salt Lake Base & Meridian; thence South 56° East 106.4 feet more or less; thence South 0°32'52" East 405.22 feet more or less to the North right-of-way line of Royal Lane Subdivision; thence Northwesterly along a curve to the left 20.98 feet more or less; thence North 55°06' West 92.44 feet; thence Northwesterly along a curve to the right 45.59 feet; thence North 0°32'52" West 89.2 feet;

thence Northwesterly along a curve to the left 107.6 feet; thence North 22° East 195.99 feet to the point of beginning.

Also, beginning at the center of Little Cottonwood Creek South 89°41'22" East 864.72 feet and North 0°32'52" West 847.41 feet from the Center of Section 34, Township 2 South, Range 1 East, Salt Lake Base and Meridian and running thence North 0°32'52" West 458.78 feet to a point of curvature, thence along the arc of an 83.52 foot radius curve to the left 59.05 feet (central angle 40°30'26") thence North 0°32'52" West 129.5 feet, thence East 136.65 feet, thence North 4°37'06" East 172.01 feet, thence South 56° East 100.61 feet, thence East 229.64 feet, thence South 64° East 26.82 feet, thence South 986.98 feet, thence along the center line of Little Cottonwood Creek North 83°08' West 87.46 feet, thence North 38°43' West 216.5 feet, thence North 58°36'30" West 144.49 feet, thence South 83°24' West 116.69 feet to the point of beginning.

Also, Beg South 89°41'22" East 714.7 feet and North 0°32'55" West 674.9 feet and North 61°03' East 56 feet and North 25.9 feet and South 89°41' East 105.5 feet and North 0°32'55" West 115 feet more or less and Westerly 25.5 feet more or less from Center of Section 34, Township 2 South, Range 1 East, Salt Lake Base and Meridian; North 40 feet; South 23°45' West 35.82 feet more or less to the center line of Little Cottonwood Creek; Easterly 16.13 feet along said Creek to the point of beginning. 0.01 AC M or L.

And also, Lots 1 through 29 inclusive of Royal Lane Subdivision, and Lots 1 through 12 of Royal Lane Subdivision No. 2 according to the official plats thereof as recorded in the office of the Salt Lake County Recorder,

at its annual meeting of the members of the Royal Lane Homeowners Association, pursuant to written notice sent to such members, considered for approval the Supplemental Declaration as executed by the said Declarants, thereby adding the real property described in the Supplemental Declaration to the plan of the said "Declaration of Covenants, Conditions and Restrictions" as amended and supplemented, thereby subjecting said real property to the jurisdiction of the Royal Lane Homeowners Association,

AND WHEREAS at said meeting of the members of the Royal Lane Homeowners Association, by a vote of more than two thirds of the members then present and voting (including proxies of those members entitled to vote), approved the proposed annexation of the real property described in the Supplemental Declaration and approved the inclusion of said real property within the plan and jurisdiction of the Royal Lane Homeowners Association according to the terms and conditions of the Supplemental Declaration,

NOW THEREFORE the below signed officers of the Royal Lane Homeowners Association hereby certify that the real property described in the Supplemental Declaration, and that the owners of lots within said real property are automatically constituted members of the Royal Lane Homeowners Association, subject to the obligations and responsibilities incumbent upon such members and entitled to all benefits and rights arising in connection with membership in the Royal Lane Homeowners Association.

DATED this 6th day of ~~November~~ ^{December}, 1992.

ROYAL LANE HOMEOWNERS ASSOCIATION

By: [Signature]
President and Trustee

By: [Signature]
Vice President and Trustee

By: Mary Beth Clark
Secretary-Treasurer

By: [Signature]
Assistant Secretary-Treasurer

By: [Signature]
Trustee

By: M. Matsumori
Trustee

By: [Signature]
Trustee

STATE OF UTAH)
 : ss.
COUNTY OF SALT LAKE)

On the 6th day of ^{December,} November, 1992, personally appeared before me Jeffrey H. Baker, Gary Lloyd, Mary Beth Clark, Scott H. Clark, Steven A. Moore, Charles E. Johnson, and Michael T. MacKay, who being by me duly sworn, did say that they are the officers of the Royal Lane Homeowners Association indicated under their respective signatures (President, Vice President, Secretary-Treasurer, Assistant Secretary-Treasurer, and Trustees as indicated) and that said instrument was signed in behalf of said corporation by authority of a resolution of its board of trustees, and said above listed individuals acknowledged to me that said corporation executed the same.



J. Keith Adams
NOTARY PUBLIC
Residing at Salt Lake County, Utah

My Commission Expires:

September 5, 1996

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